

PROPERTY LOCATION

No	Alt No	Direction/Street/City
56		EDGEHILL RD, ARLINGTON

OWNERSHIP

Owner 1:	DONNELLY T WILLIAM /TR &		
Owner 2:	DONNELLY BARBARA NICOL/TR		
Owner 3:	DONNELLY 2014 FAMILY TRUST		
Street 1:	56 EDGEHILL RD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
		Own Occ:	Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	DONNELLY WILLIAM T -		
Owner 2:	DONNELLY BARBARA N -		
Street 1:	56 EDGEHILL RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains 14,360 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1948, having primarily Stucco Exterior and 2390 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	9	Varied
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.32966	Total SF/SM:	14360	Parcel LUC:	101	One Family	Prime NB Desc:	ARLINGTON	Total:	595,561	Spl Credit	Total:	595,600
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	14360.000	328,100		595,600	923,700		41396
							GIS Ref
							GIS Ref
Total Card	0.330	328,100		595,600	923,700	Entered Lot Size	
Total Parcel	0.330	328,100		595,600	923,700	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		386.49	/Parcel: 386.4	Land Unit Type:	Insp Date
							11/09/18

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date			
2020	101	FV	328,600	0	14,360.	595,600	924,200	924,200	Year End Roll	12/18/2019	PRINT		
2019	101	FV	255,200	0	14,360.	553,000	808,200	808,200	Year End Roll	1/3/2019		Date	Time
2018	101	FV	255,200	0	14,360.	553,000	808,200	808,200	Year End Roll	12/20/2017		12/10/20	20:26:38
2017	101	FV	255,200	0	14,360.	485,000	740,200	740,200	Year End Roll	1/3/2017	LAST REV		
2016	101	FV	255,200	0	14,360.	442,400	697,600	697,600	Year End	1/4/2016		Date	Time
2015	101	FV	254,100	0	14,360.	391,400	645,500	645,500	Year End Roll	12/11/2014		04/16/19	14:45:34
2014	101	FV	254,100	0	14,360.	370,100	624,200	624,200	Year End Roll	12/16/2013			
2013	101	FV	253,000	0	14,360.	352,200	605,200	605,200		12/13/2012			

SALES INFORMATION

TAX DISTRICT

[illegible]

BUILDING PERMITS

[illegible]


ACTIVITY INFORMATION

Date	Result	By	Name
11/9/2018	MEAS&NOTICE	BS	Barbara S
5/30/2013	Info Fm Prmt	EMK	Ellen K
2/23/2009	Meas/Inspect	189	PATRIOT
12/9/1999	Inspected	263	PATRIOT
10/5/1999	Measured	256	PATRIOT
8/1/1990		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	41396
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

